

157.0

0009

0008.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card /

Total Parcel

676,800 /

676,800

USE VALUE:

676,800 /

676,800

ASSESSED:

676,800 /

676,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
197		WAVERLY ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	DUSERICK WILLIAM & BARBARA	
Owner 2:		
Owner 3:		

Street 1: 197 WAVERLEY ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 4,750 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1936, having primarily Wood Shingle Exterior and 1660 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	8	Ledge
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4750		Sq. Ft.	Site		0	70.	1.18	7									393,750						393,800	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct	
101		4750.000	282,400	600	393,800	676,800				
Total Card		0.109	282,400	600	393,800	676,800	Entered Lot Size			
Total Parcel		0.109	282,400	600	393,800	676,800	Total Land:			
Source: Market Adj Cost							Land Unit Type:			

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	282,500	600	4,750.	393,800	676,900	676,900	Year End Roll	12/18/2019
2019	101	FV	218,400	700	4,750.	393,800	612,900	612,900	Year End Roll	1/3/2019
2018	101	FV	218,400	700	4,750.	331,900	551,000	551,000	Year End Roll	12/20/2017
2017	101	FV	218,400	700	4,750.	303,800	522,900	522,900	Year End Roll	1/3/2017
2016	101	FV	218,400	700	4,750.	258,800	477,900	477,900	Year End	1/4/2016
2015	101	FV	209,700	700	4,750.	225,000	435,400	435,400	Year End Roll	12/11/2014
2014	101	FV	209,700	700	4,750.	208,100	418,500	418,500	Year End Roll	12/16/2013
2013	101	FV	209,700	700	4,750.	198,000	408,400	408,400		12/13/2012

Parcel ID 157.0-0009-0008.A

!12362!

PRINT

Date 12/11/20 Time 02:27:25

LAST REV

Date 07/31/18 Time 14:25:43

mmcmakin

12362

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SPENCER CLIFFOR	22596-586		11/9/1992		215,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/20/2011	608	Wood Dec	4,050					
5/3/2005	313	Manual	6,300					remove and replace
5/18/2004	382	Re-Roof	5,000					
5/22/1996	198		2,500					REMODEL BATH 2ND F

ACTIVITY INFORMATION

Date	Result	By	Name
6/30/2018	TTL REFUSAL	HS	Hanne S
11/20/2008	Meas/Inspect	163	PATRIOT
5/4/2000	Inspected	276	PATRIOT
12/1/1999	Measured	268	PATRIOT
10/1/1991		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

/ / /



